From: /O=CITY OF RANCHO PALOS VERDES/OU=EXCHANGE ADMINISTRATIVE GROUP (FYDIBOHF23SPDLT)/CN=RECIPIENTS/CN=AMY SEERATYCEE

To: Lili Amini <lamini@trumpnational.com>; Scott Campbell <scampbell@trumpnational.com>

Cc: Ara Mihranian; Erick Monsivaiz; Sal Kaddorah; Ron Dragoo; Terry Rodrigue

Subject: Vegetation and Construction Fencing

Hi Lili-

It was nice to see you the other day re: the matrix. I have a few other items to mention that just came up:

- I had a site visit at Marymount the other day and while I was driving by the construction area adjacent to PVDS on my way, I noticed that some of the vegetation most likely located south of the southern berm appears to be growing taller than the southern berm. I believe there is a mitigation measure that states that the foliage has to be lower than the top of the southern berm. Could you have your staff please go out and take a look and complete trimming if needed?

  A-1: Subject to review and approval by the Director of Planning, Building and Code Enforcement, prior to issuance of any grading permits, the applicant shall submit a landscape and irrigation plan that identifies the type of vegetation proposed for the driving range and surrounding areas, specifically including the southerly berm. The type of vegetation utilized shall be consistent with the allowable vegetation permitted on the subject site, as defined in the project's HCP, and shall not be of a type that would grow higher than the ridge elevation of the southerly berm. Further, said vegetation shall be maintained to a height that will not grow higher than the ridge elevation of the southerly berm.

- Also, do you know if there is construction fencing up around the area where you are doing the utility excavation work? This is actually required per Code Section 17.56.020.C below. I'm concerned that if the fencing is not up yet, this could be hazardous for the people walking nearby and also people exiting the Club area where they aren't supposed to. **Can you please let us know when you install the construction fencing so I, or someone in Public Works or Building & Safety can go take a look?**

- Also, you also may want to consider sending notices to that adjacent neighborhood about the construction and also that they are not supposed to exit out that neighborhood onto the Trump property that is eventually going to be the open space/fire buffer on Lot D, in case there are folks in that neighborhood not on the listserv. Especially because we are getting into the holiday season, when people may be visiting relatives in this area.

  C. Temporary Construction Fencing. Construction projects that are accessible from a street right-of-way or an abutting property and which remain in operation or expect to remain in operation for over 30 calendar days shall provide temporary construction fencing, as defined in Section 17.96.710 (Fence, Temporary Construction) of this code. Unless required to protect against a safety hazard, temporary construction fencing shall not be erected sooner than 15 days prior to commencement of construction. Once erected, temporary construction fencing shall be subject to the following standards and conditions:

  1. The temporary construction fencing shall surround all safety hazards, as required by the building official, and shall prevent unauthorized entry to the subject parcel;

  2. During construction, the subject temporary fencing shall be maintained in a condition that is consistent with the city's property maintenance standards described in Chapter 8.24 (Property Maintenance) of the city's Municipal Code; and

  3. Temporary construction fencing shall be maintained in a condition that is consistent with the city's property maintenance standards, which are set forth in Chapter 8.24 (Property Maintenance), and shall be removed, unless such removal would create a safety hazard, as determined by the director or the city's building official, within 30 days of the following occurrences:

  a. The expiration or withdrawal of the building/grading permit for development of the fenced parcel; or

  b. Issuance of the final building/grading permit approval or certificate of occupancy for the development of the fenced parcel.

Please let me know if you have any questions, thanks!

Sincerely,

Amy Seeraty
Senior Planner
City of Rancho Palos Verdes

Community Development Department
30940 Hawthorne Blvd.
Rancho Palos Verdes, CA 90275
www.rpvca.gov
amys@rpvca.gov - (310) 544-5231